

\$145,000 - 2340 Grecian Way 56, CLEARWATER

MLS® #TB8363883

\$145,000

2 Bedroom, 2.00 Bathroom, 1,400 sqft

Residential on 4.28 Acres

ON TOP OF THE WORLD, CLEARWATER,
FL

This spacious top floor, 2-bedroom, 2-bath condo is priced to sell and waiting for you. As you arrive at your conveniently assigned parking space and step inside, you'll be greeted by an extra large living room and dining room. The living room includes an electric fireplace, offering a blend of style and functionality when entertaining or taking the chill out on those rare, chilly mornings. The eat in kitchen features ceramic tile flooring with an adjacent pantry closet. Relax in the comfort and privacy of the 17' x 13' primary bedroom and en suite bathroom. Enjoy the view of the golf course fairways from the Florida Room. The unit includes updated windows, the HVAC was replaced in 2022, and ceiling fans are in all the main rooms to keep you cool. Located in a vibrant 55+ community, you'll have access to a wide range of amenities designed to enhance your lifestyle. Enjoy two private golf courses (9 and 18 holes), two heated swimming pools, and two activity centers. Stay active in the remodeled cardio gym or engage in various community activities like fitness classes, dancing, clubs, cards, and billiards. Pet owners will love the pet-friendly environment, featuring a fenced dog park and covered seating areas. Residents can also enjoy hobby studios and a woodshop for creative pursuits. The on-site Good Karma Café offers convenient 'take & bake' meals and snacks. Conveniently located near beaches, transportation, shopping,



entertainment, and fine dining, this condo perfectly combines comfort with accessibility. Please note that all room sizes, floor plans, and square footage are approximate. This property is being transferred by a leasehold estate deed, and association approval is required. If financing, a 35% down payment is necessary. Schedule your showing today and enjoy the best in comfortable and convenient living!

Built in 1977

Essential Information

MLS® #	TB8363883
Price	\$145,000
Sold Price	\$140,000
Sold Date	April 10th, 2025
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,400
Acres	4.28
Year Built	1977
Type	Residential
Sub-Type	Condominium
Status	Sold

Community Information

Address	2340 Grecian Way 56
Area	Clearwater
Subdivision	ON TOP OF THE WORLD
City	CLEARWATER
County	Pinellas
State	FL
Zip Code	33763-3114

Amenities

Amenities	Elevator(s), Gated, Laundry, Maintenance
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Parking	Assigned
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Interior

Interior Features	Ceiling Fan(s), Thermostat, Window Treatments
Appliances	Built-In Oven, Cooktop, Dishwasher, Disposal, Electric Water Heater, Refrigerator
Heating	Central, Electric
Cooling	Central Air
Fireplace	Yes
Fireplaces	Electric
# of Stories	3

Exterior

Exterior Features	Irrigation System, Lighting, Rain Gutters, Sidewalk
Roof	Membrane
Foundation	Slab

Additional Information

Date Listed	March 19th, 2025
Days on Market	141

Listing Details

Listing Office	ON TOP OF THE WORLD RE
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